

Of the 919 renters from 2004 (year 1) who completed the 2005 (year 2) interview, 72 purchased homes by 2005,<sup>4</sup> while 847 remained renters. The 847 “surviving” renters from 2005 were re-contacted in 2006 for the year 3 phone interview. Of these 847 renters from 2005, 53 purchased homes by 2006, while 657 remained renters (137 were censored due to missing data). The 657 surviving renters from 2006 were re-contacted in 2007 for the year 4 phone interview. Of 2006’s surviving 657 renters, 34 purchased homes by 2007, while 505 remained renters (118 were censored due to missing data). Each respondent that remained a renter one year later was entered in the dataset as a separate observation for the following year. Once a respondent purchased a home, he or she was removed from future surveys. The final dataset consisted of a total of 2,168 observations (919 respondents), including 159 respondents who became homeowners (see Table 1).

### *Interview Questions*

*TPB variables.* In the initial 2004 phone interview, respondents were asked a variety of questions regarding homeownership and other related issues. Relevant to the theory of planned behavior, respondents were asked to indicate their agreement (1 = *strongly disagree*; 2 = *disagree*; 3 = *neither agree nor disagree*; 4 = *agree*; 5 = *strongly agree*) with four statements regarding homeownership. These were: (a) “Buying a home is important to me.” (*attitude*); (b) “People who are important to me think I should buy a home.” (*subjective norms*); (c) “Nothing can stop me from buying a home.” (*perceived control*); and (d) “I eventually intend to buy a home.” (*intention*). Table 3 presents a correlation matrix, along with means and standard deviations, of the baseline TPB assessments for the 919 respondents who were not censored due to missing data.